

PROPERTY LOCATION

No	Alt No	Direction/Street/City
77		BOW ST, ARLINGTON

OWNERSHIP

Owner 1:	PROIA LUCIA S TR/			
Owner 2:	LUCIA S PROIA 2014 REVOCABLE			
Owner 3:	TRUST			
Street 1:	311 NEVADA ST			
Street 2:				
Twn/City:	NEWTON			
St/Prov:	MA	Cntry		Own Occ: N
Postal:	02460		Type:	

PREVIOUS OWNER

Owner 1:	PROIA LUCIA S -		
Owner 2:	-		
Street 1:	311 NEVADA ST		
Twn/City:	NEWTONVILLE		
St/Prov:	MA	Cntry	
Postal:	02460		

NARRATIVE DESCRIPTION

This parcel contains .14 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1929, having primarily Vinyl Exterior and 1968 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 11 Rooms, and 6 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.14006	Total SF/SM:	6101	Parcel LUC:	104	Two Family	Prime NB Desc	ARLINGTON	Total:	422,120	Spl Credit	Total:	422,100
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
104	6101.000	410,800		422,100	832,900
Total Card	0.140	410,800		422,100	832,900
Total Parcel	0.140	410,800		422,100	832,900
Source: Market Adj Cost		Total Value per SQ unit /Card:		423.22	/Parcel: 423.22

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	104	FV	410,800	0	6,101.	422,100	832,900		Year end	12/23/2021
2021	104	FV	392,400	0	6,101.	422,100	814,500		Year End Roll	12/10/2020
2020	104	FV	392,500	0	6,101.	422,100	814,600	814,600	Year End Roll	12/18/2019
2019	104	FV	307,400	0	6,101.	416,100	723,500	723,500	Year End Roll	1/3/2019
2018	104	FV	307,400	0	6,101.	319,600	627,000	627,000	Year End Roll	12/20/2017
2017	104	FV	288,500	0	6,101.	301,500	590,000	590,000	Year End Roll	1/3/2017
2016	104	FV	288,500	0	6,101.	277,400	565,900	565,900	Year End	1/4/2016
2015	104	FV	257,300	0	6,101.	259,300	516,600	516,600	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

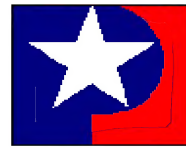
[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
8/28/2018	MEAS&NOTICE	BS	Barbara S
2/27/2009	Measured	372	PATRIOT
12/4/2001	External Ins	PM	Peter M
1/13/2000	Mailer Sent		
1/8/2000	Measured	277	PATRIOT
12/1/1991		PM	Peter M

Sign: _____

VERIFICATION OF VISIT NOT DATA __/__/__



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	38140
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

